138.0	0001	0014.A	1 of 1	Residential
Map	Block	Lot	CARD	ARLINGTON

	Total Card	/	Total Parcel
APPRAISED:	926,400	/	926,400
USE VALUE:	926,400	/	926,400
ASSESSED:	926,400	/	926,400

PROPERTY LOCATION

No	Alt No	Direction/Street/City
209		JASON ST, ARLINGTON

OWNERSHIP

Unit #:

Owner 1:	SCHILLING PERRIN L TRUSTEE
Owner 2:	LAPLANTE FAMILY IRREVOCABLE TR
Owner 3:	
Street 1:	209 JASON ST
Street 2:	
Twn/City:	ARLINGTON
St/Prov:	MA Cntry: Own Occ: Y
Postal:	02476 Type:

PREVIOUS OWNER

Owner 1:	LAPLANTE RICHARD L/ETAL -
Owner 2:	LAPLANTE PATRICIA B -
Street 1:	209 JASON ST
Twn/City:	ARLINGTON
St/Prov:	MA Cntry:
Postal:	02476

NARRATIVE DESCRIPTION

This parcel contains .283 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1950, having primarily Vinyl Exterior and 2022 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 7 Rooms, and 2 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	12336.000	393,100		533,300	926,400
Total Card	0.283	393,100		533,300	926,400
Total Parcel	0.283	393,100		533,300	926,400

Source: Market Adj Cost | Total Value per SQ unit /Card: 458.27 | /Parcel: 458.27

Legal Description

Entered Lot Size	
Total Land:	
Land Unit Type:	

User Acct 88283

GIS Ref

GIS Ref

Insp Date 11/10/17

!10650!

Patriot Properties Inc.

PREVIOUS ASSESSMENT

Parcel ID: 138.0-0001-0014.A

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	393,100	0	12,336.	533,300	926,400		Year end	12/23/2021
2021	101	FV	381,600	0	12,336.	533,300	914,900		Year End Roll	12/10/2020
2020	101	FV	381,600	0	12,336.	533,300	914,900	914,900	Year End Roll	12/18/2019
2019	101	FV	292,100	0	12,336.	638,000	930,100	930,100	Year End Roll	1/3/2019
2018	101	FV	292,100	0	12,336.	470,100	762,200	762,200	Year End Roll	12/20/2017
2017	101	FV	292,100	0	12,336.	476,400	768,500	768,500	Year End Roll	1/3/2017
2016	101	FV	292,100	0	12,336.	440,900	733,000	733,000	Year End	1/4/2016
2015	101	FV	285,300	0	12,336.	369,800	655,100	655,100	Year End Roll	12/11/2014

PRINT

Date	Time
12/30/21	11:06:42

LAST REV

Date	Time
02/28/19	10:50:17
mmcmakin	

SALES INFORMATION

TAX DISTRICT:

PAT ACCT. 10650

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
LAPLANTE RICHAR	61666-422		4/24/2013	Convenience	1	No	No		
LAPLANTE RICHAR	14245-155		3/23/1981			No	No		A

USER DEFINED

Prior Id # 1:	88283
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
6/12/2002	648	Addition	42,000	C		G4	GR FY04	HEATED PATIO ROOM

ACTIVITY INFORMATION

Date	Result	By	Name
11/10/2017	Meas/Inspect	HS	Hanne S
11/13/2008	Meas/Inspect	336	PATRIOT
11/3/2000	Hearing N/C	163	PATRIOT
11/8/1999	Meas/Inspect	263	PATRIOT
1/1/1982		CM	

Sign: VERIFICATION OF VISIT NOT DATA __/__/__

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		12336		Sq. Ft.	Site		0	90.	0.48	10			Topo	-25					533,307						533,300	

Total AC/HA:	0.28320	Total SF/SM:	12336	Parcel LUC:	101	One Family	Prime NB Desc	ARLINGTON	Total:	533,307	Spl Credit		Total:	533,300

Disclaimer: This Information is believed to be correct but is subject to change and is not warranteed.

EXTERIOR INFORMATION

Type:	6 - Colonial		
Sty Ht:	2A - 2 Sty +Attic		
(Liv) Units:	1	Total:	1
Foundation:	1 - Concrete		
Frame:	1 - Wood		
Prime Wall:	4 - Vinyl		
Sec Wall:			%
Roof Struct:	1 - Gable		
Roof Cover:	1 - Asphalt Shgl		
Color:	WHITE		
View / Desir:			

GENERAL INFORMATION

Grade:	C+ - Average (+)		
Year Blt:	1950	Eff Yr Blt:	
Alt LUC:		Alt %:	
Jurisdict:	G4	Fact:	.
Const Mod:			
Lump Sum Adj:			

INTERIOR INFORMATION

Avg Ht/FL:	STD		
Prim Int Wal	1 - Drywall		
Sec Int Wall:			%
Partition:	T - Typical		
Prim Floors:	3 - Hardwood		
Sec Floors:			%
Bsmnt Flr:	14 - Asphalt Tile		
Subfloor:			
Bsmnt Gar:	1		
Electric:	3 - Typical		
Insulation:	2 - Typical		
Int vs Ext:	S		
Heat Fuel:	1 - Oil		
Heat Type:	1 - Forced H/Air		
# Heat Sys:	1		
% Heated:	100	% AC:	
Solar HW:	NO	Central Vac:	NO
% Com Wal		% Sprinkled	

BATH FEATURES

Full Bath	1	Rating:	Good
A Bath:		Rating:	
3/4 Bath:		Rating:	
A 3QBth		Rating:	
1/2 Bath:	1	Rating:	Good
A HBth:		Rating:	
OthrFix:	1	Rating:	Poor

OTHER FEATURES

Kits:	1	Rating:	Good
A Kits:		Rating:	
Frpl:	2	Rating:	Average
WSFlue:		Rating:	

CONDO INFORMATION

Location:	
Total Units:	
Floor:	
% Own:	
Name:	

DEPRECIATION

Phys Cond:	GD - Good	18.	%
Functional:			%
Economic:			%
Special:			%
Override:			%
	Total:	18.6	%

CALC SUMMARY

Basic $ / SQ:	130.00
Size Adj.:	1.31413651
Const Adj.:	0.99989998
Adj $ / SQ:	170.821
Other Features:	95500
Grade Factor:	1.10
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	482933
Depreciation:	89826
Depreciated Total:	393108

COMMENTS

TOILET IN BMT IN FAIR COND.

RESIDENTIAL GRID

1st Res Grid	Desc:	Line 1								# Units	1	
Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O
Other												
Upper												
Lvl 2												
Lvl 1												
Lower												
Totals	RMs:	7	BRs:	2	Baths:	1		HB	1			

REMODELING

Exterior:	
Interior:	
Additions:	2002
Kitchen:	
Baths:	
Plumbing:	
Electric:	
Heating:	
General:	

RES BREAKDOWN

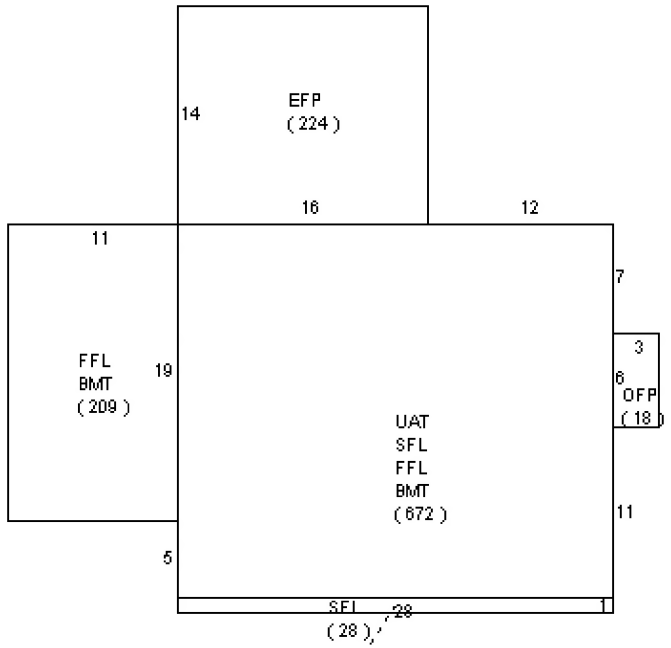
No Unit	RMS	BRS	FL
1	7	2	M
Totals			
1	7	2	

COMPARABLE SALES

Rate	Parcel ID	Typ	Date	Sale Price

WtAv$/SQ:		AvRate:	Ind.Val 533008.0675
Juris. Factor:	1.00	Before Depr:	187.90
Special Features:	0	Val/Su Net:	136.87
Final Total:	393100	Val/Su SzAd	248.64

SKETCH



SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value
BMT	Basement	881	59.450	52,372
FFL	First Floor	881	170.820	150,493
SFL	Second Floor	700	170.820	119,574
EFP	Enclos Porch	224	39.380	8,820
UAT	Upper Attic	168	68.330	11,479
OFP	Open Porch	18	44.000	792
	Net Sketched Area:	2,872	Total:	343,530
Size Ad	1581	Gross Area	3376	FinArea 2022

SUB AREA DETAIL

Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
BMT	100	RRM	50	F	

MOBILE HOME

Make:		Model:		Serial #		Year:		Color:	

SPEC FEATURES/YARD ITEMS

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value

PARCEL ID

138.0-0001-0014.A

IMAGE

AssessPro Patriot Properties, Inc



More: N | Total Yard Items: | Total Special Featues: | Total: